



## **Section 8 Homeownership Program**

### **Housing Counseling Agencies**

- Housing counseling agencies must be a Department of Housing and Urban Development (HUD)-approved agency or an American Homeowner Education and Counseling Institute (AHECI)-certified housing counseling agency
- A minimum of eight hours of education and counseling will be provided to participants either in a group setting or a one-on-one session
- The training must comply with the minimum requirements of the certified housing counseling agency
- Pre-assistance counseling program will include:
  - Budgeting and money management
  - Credit counseling
  - How to negotiate the price of a home
  - How to obtain homeownership financing and loan pre-approvals
  - How to find a home
  - Information on fair housing, the Real Estate Settlement Procedures Act, State and Federal truth-in-lending laws
- Homeownership counselors must be familiar with the Department of Community Affairs' Administrative Plan and all applicable PHA Section 8 Homeownership voucher requirements
- Agencies should be knowledgeable about loan programs and home purchase opportunities
- Agencies will provide both short-term and long-term homeownership counseling, as needed by each participant
- Counseling agencies will have direct contact with DCA as needed to provide the best services possible to the program's participants